

**TIF ALLOCATION AREA REAL PROPERTY BASE NEUTRALIZATION WORKSHEET 2017 PAY 2018**

State Form 56059 (R / 6-17)

PRESCRIBED BY THE DEPARTMENT OF LOCAL GOVERNMENT FINANCE

NOTE: DO NOT INCLUDE PERSONAL PROPERTY VALUES.

County Randolph
Jurisdiction Randolph County
Allocation Code T68110
Allocation Area Name Cardinal Energy Park

Form Prepared By:
Name Jason Semler
Unit/Company H. J. Umbaugh & Associates
Telephone Number (317) 465-1500
E-mail Address semler@umbaugh.com

1) 2016 Pay 2017 Base Assessed Value of Allocation Area	0	
2) 2016 Pay 2017 Incremental Assessed Value of Allocation Area	14,945,840	
3) 2016 Pay 2017 Total (Real) Assessed Value of Allocation Area (Line 1 + Line 2)		\$14,945,840
4) 2017 Pay 2018 Net Assessed Value of Allocation Area	15,681,970	
5) 2017 Pay 2018 Net Assessed Value Growth in Allocation Area Due to New Construction or a Change in Tax Status	98,500	
6) 2017 Pay 2018 Net Assessed Value Decrease in Allocation Area Due to Demolition or a Change in Tax Status	0	
7) 2017 Pay 2018 Net Assessed Value Growth as a Result of Abatement Roll-Off in Allocation Area	940,830	
8) Estimated Assessed Value Decrease Due to 2017 Pay 2018 Appeals Settlements in Allocation Area	0	
9) 2017 Pay 2018 Adjusted Net Assessed Value of Allocation Area		\$14,642,640
10) 2017 Pay 2018 Neutralization Factor (Line 9 / Line 3) (Round to Five Decimal Places)		0.97971
11) 2017 Pay 2018 Adjusted Base Assessed Value of Allocation Area (Line 1 * Line 10)		\$0
12) 2017 Pay 2018 Incremental Assessed Value of Allocation Area (Line 4 - Line 11)		\$15,681,970
13) Estimated 2017 Pay 2018 Tax Rate for the Allocation Area (Round to Four Decimal Places)		1.6561
14) Estimated 2017 Pay 2018 Incremental Tax Revenue ((Line 12/100) * Line 13)		\$259,709
15) Actual 2016 Pay 2017 Tax Rate for the Allocation Area		1.6561
2017 PAY 2018 BASE NEUTRALIZATION FACTOR FOR ALLOCATION AREA (LINE 10)		0.97971

I, Mary Ann Lenkensdofer Auditor, of Randolph County, certify to the best of my knowledge that the above base assessed value calculation is full, true and complete for the tax increment finance allocation area identified above.

Dated (month, day, year) 7-11-17

Mary Ann Lenkensdofer
County Auditor (Signature)

Mary Ann Lenkensdofer
County Auditor (Printed)

**DEPARTMENT OF LOCAL GOVERNMENT FINANCE
CERTIFICATION OF TIF BASE NEUTRALIZATION**Allocation Area Name CARDINAL ENERGY PARK

The base assessed value adjustment, as certified above, is approved by the Department of Local Government Finance.

Anthony J. Schaafsma
Commissioner, Department of Local Government Finance

7/11/17
Date (month, day, year)



TIF ALLOCATION AREA REAL PROPERTY BASE NEUTRALIZATION WORKSHEET 2017 PAY 2018

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NOTE: DO NOT INCLUDE PERSONAL PROPERTY VALUES.

County Randolph
Jurisdiction Winchester City
Allocation Code T68214
Allocation Area Name Willow Ridge

Form Prepared By:

Name Jason Semler
Unit/Company H. J. Umbaugh & Associates
Telephone Number (317) 465-1500
E-mail Address semler@umbaugh.com

1) 2016 Pay 2017 Base Assessed Value of Allocation Area	1,221,606	
2) 2016 Pay 2017 Incremental Assessed Value of Allocation Area	2,730,354	
3) 2016 Pay 2017 Total (Real) Assessed Value of Allocation Area (Line 1 + Line 2)		\$3,951,960
4) 2017 Pay 2018 Net Assessed Value of Allocation Area	4,096,480	
5) 2017 Pay 2018 Net Assessed Value Growth in Allocation Area Due to New Construction or a Change in Tax Status	0	
6) 2017 Pay 2018 Net Assessed Value Decrease in Allocation Area Due to Demolition or a Change in Tax Status	0	
7) 2017 Pay 2018 Net Assessed Value Growth as a Result of Abatement Roll-Off in Allocation Area	0	
8) Estimated Assessed Value Decrease Due to 2017 Pay 2018 Appeals Settlements in Allocation Area	30,000	
9) 2017 Pay 2018 Adjusted Net Assessed Value of Allocation Area		\$4,066,480
10) 2017 Pay 2018 Neutralization Factor (Line 9 / Line 3) (Round to Five Decimal Places)		1.02898
11) 2017 Pay 2018 Adjusted Base Assessed Value of Allocation Area (Line 1 * Line 10)		\$1,257,008
12) 2017 Pay 2018 Incremental Assessed Value of Allocation Area (Line 4 - Line 11)		\$2,839,472
13) Estimated 2017 Pay 2018 Tax Rate for the Allocation Area (Round to Four Decimal Places)		3.9133
14) Estimated 2017 Pay 2018 Incremental Tax Revenue ((Line 12/100) * Line 13)		\$111,117
15) Actual 2016 Pay 2017 Tax Rate for the Allocation Area		3.9133

2017 PAY 2018 BASE NEUTRALIZATION FACTOR FOR ALLOCATION AREA (LINE 10)

1.02898

I, Mary Ann Lenkensdofer Auditor, of Randolph County, certify to the best of my knowledge that the above base assessed value calculation is full, true and complete for the tax increment finance allocation area identified above.

Dated (month, day, year)

7-11-17

Mary Ann Lenkensdofer
County Auditor (Signature)

Mary Ann Lenkensdofer
County Auditor (Printed)

DEPARTMENT OF LOCAL GOVERNMENT FINANCE CERTIFICATION OF TIF BASE NEUTRALIZATION

Allocation Area Name Willow Ridge

The base assessed value adjustment, as certified above, is approved by the Department of Local Government Finance.

Courtney Schaafsma
Commissioner, Department of Local Government Finance

7-11-17
Date (month, day, year)



TIF ALLOCATION AREA REAL PROPERTY BASE NEUTRALIZATION WORKSHEET 2017 PAY 2018

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PRESCRIBED BY THE DEPARTMENT OF LOCAL GOVERNMENT FINANCE

NOTE: DO NOT INCLUDE PERSONAL PROPERTY VALUES.

County Randolph
Jurisdiction Winchester City
Allocation Code T68211
Allocation Area Name East US 27

Form Prepared By:

Name Jason Semler
Unit/Company H. J. Umbaugh & Associates
Telephone Number (317) 465-1500
E-mail Address semler@umbaugh.com

1) 2016 Pay 2017 Base Assessed Value of Allocation Area	3,416,059	
2) 2016 Pay 2017 Incremental Assessed Value of Allocation Area	6,974,285	
3) 2016 Pay 2017 Total (Real) Assessed Value of Allocation Area (Line 1 + Line 2)		\$10,390,344
4) 2017 Pay 2018 Net Assessed Value of Allocation Area	10,075,794	
5) 2017 Pay 2018 Net Assessed Value Growth in Allocation Area Due to New Construction or a Change in Tax Status	0	
6) 2017 Pay 2018 Net Assessed Value Decrease in Allocation Area Due to Demolition or a Change in Tax Status	0	
7) 2017 Pay 2018 Net Assessed Value Growth as a Result of Abatement Roll-Off in Allocation Area	58,540	
8) Estimated Assessed Value Decrease Due to 2017 Pay 2018 Appeals Settlements in Allocation Area	0	
9) 2017 Pay 2018 Adjusted Net Assessed Value of Allocation Area		\$10,017,254
10) 2017 Pay 2018 Neutralization Factor (Line 9 / Line 3) (Round to Five Decimal Places)		0.96409
11) 2017 Pay 2018 Adjusted Base Assessed Value of Allocation Area (Line 1 * Line 10)		\$3,293,388
12) 2017 Pay 2018 Incremental Assessed Value of Allocation Area (Line 4 - Line 11)		\$6,782,406
13) Estimated 2017 Pay 2018 Tax Rate for the Allocation Area (Round to Four Decimal Places)		3.9133
14) Estimated 2017 Pay 2018 Incremental Tax Revenue ((Line 12/100) * Line 13)		\$265,416
15) Actual 2016 Pay 2017 Tax Rate for the Allocation Area		3.9133
2017 PAY 2018 BASE NEUTRALIZATION FACTOR FOR ALLOCATION AREA (LINE 10)		0.96409

I, Mary Ann Lenkensdofer Auditor, of Randolph County, certify to the best of my knowledge that the above base assessed value calculation is full, true and complete for the tax increment finance allocation area identified above.

Dated (month, day, year)

7-11-17

Mary Ann Lenkensdofer
County Auditor (Signature)

Mary Ann Lenkensdofer
County Auditor (Printed)

DEPARTMENT OF LOCAL GOVERNMENT FINANCE
CERTIFICATION OF TIF BASE NEUTRALIZATION

Allocation Area Name

EAST U.S. 27

The base assessed value adjustment, as certified above, is approved by the Department of Local Government Finance.

Anthony J. Schaafsma
Commissioner, Department of Local Government Finance

7-11-17
Date (month, day, year)



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State Form 56059 (R / 6-17)

PRESCRIBED BY THE DEPARTMENT OF LOCAL GOVERNMENT FINANCE

NOTE: DO NOT INCLUDE PERSONAL PROPERTY VALUES.

County Randolph
Jurisdiction Winchester City
Allocation Code T68212
Allocation Area Name Vision Park

Form Prepared By:

Name Jason Semler
Unit/Company H. J. Umbaugh & Associates
Telephone Number (317) 465-1500
E-mail Address semler@umbaugh.com

1) 2016 Pay 2017 Base Assessed Value of Allocation Area	<u>0</u>	
2) 2016 Pay 2017 Incremental Assessed Value of Allocation Area	<u>1,618,795</u>	
3) 2016 Pay 2017 Total (Real) Assessed Value of Allocation Area (Line 1 + Line 2)		<u>\$1,618,795</u>
4) 2017 Pay 2018 Net Assessed Value of Allocation Area	<u>1,485,020</u>	
5) 2017 Pay 2018 Net Assessed Value Growth in Allocation Area Due to New Construction or a Change in Tax Status	<u>0</u>	
6) 2017 Pay 2018 Net Assessed Value Decrease in Allocation Area Due to Demolition or a Change in Tax Status	<u>0</u>	
7) 2017 Pay 2018 Net Assessed Value Growth as a Result of Abatement Roll-Off in Allocation Area	<u>17,025</u>	
8) Estimated Assessed Value Decrease Due to 2017 Pay 2018 Appeals Settlements in Allocation Area	<u>0</u>	
9) 2017 Pay 2018 Adjusted Net Assessed Value of Allocation Area		<u>\$1,467,995</u>
10) 2017 Pay 2018 Neutralization Factor (Line 9 / Line 3) (Round to Five Decimal Places)		<u>0.90684</u>
11) 2017 Pay 2018 Adjusted Base Assessed Value of Allocation Area (Line 1 * Line 10)		<u>\$0</u>
12) 2017 Pay 2018 Incremental Assessed Value of Allocation Area (Line 4 - Line 11)		<u>\$1,485,020</u>
13) Estimated 2017 Pay 2018 Tax Rate for the Allocation Area (Round to Four Decimal Places)		<u>3.9133</u>
14) Estimated 2017 Pay 2018 Incremental Tax Revenue ((Line 12/100) * Line 13)		<u>\$58,113</u>
15) Actual 2016 Pay 2017 Tax Rate for the Allocation Area		<u>3.9133</u>
2017 PAY 2018 BASE NEUTRALIZATION FACTOR FOR ALLOCATION AREA (LINE 10)		<u>0.90684</u>

I, Mary Ann Lenkensdofer Auditor, of Randolph County, certify to the best of my knowledge that the above base assessed value calculation is full, true and complete for the tax increment finance allocation area identified above.

Dated (month, day, year)

7-11-17

County Auditor (Signature)

Mary Ann Lenkensdofer

Mary Ann Lenkensdofer
County Auditor (Printed)

DEPARTMENT OF LOCAL GOVERNMENT FINANCE
CERTIFICATION OF TIF BASE NEUTRALIZATION

Allocation Area Name

Vision Park

The base assessed value adjustment, as certified above, is approved by the Department of Local Government Finance.

Commissioner, Department of Local Government Finance

Courtney L. Schaafsma

Date (month, day, year)

7-11-17



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PRESCRIBED BY THE DEPARTMENT OF LOCAL GOVERNMENT FINANCE

NOTE: DO NOT INCLUDE PERSONAL PROPERTY VALUES.

County Randolph
Jurisdiction Winchester City
Allocation Code T68213
Allocation Area Name Vision Park Expansion

Form Prepared By:
Name Jason Semler
Unit/Company H. J. Umbaugh & Associates
Telephone Number (317) 465-1500
E-mail Address semler@umbaugh.com

1) 2016 Pay 2017 Base Assessed Value of Allocation Area	<u>1,630,855</u>	
2) 2016 Pay 2017 Incremental Assessed Value of Allocation Area	<u>4,379,405</u>	
3) 2016 Pay 2017 Total (Real) Assessed Value of Allocation Area (Line 1 + Line 2)		<u>\$6,010,260</u>
4) 2017 Pay 2018 Net Assessed Value of Allocation Area	<u>6,068,500</u>	
5) 2017 Pay 2018 Net Assessed Value Growth in Allocation Area Due to New Construction or a Change in Tax Status	<u>0</u>	
6) 2017 Pay 2018 Net Assessed Value Decrease in Allocation Area Due to Demolition or a Change in Tax Status	<u>0</u>	
7) 2017 Pay 2018 Net Assessed Value Growth as a Result of Abatement Roll-Off in Allocation Area	<u>1,140,440</u>	
8) Estimated Assessed Value Decrease Due to 2017 Pay 2018 Appeals Settlements in Allocation Area	<u>0</u>	
9) 2017 Pay 2018 Adjusted Net Assessed Value of Allocation Area		<u>\$4,928,060</u>
10) 2017 Pay 2018 Neutralization Factor (Line 9 / Line 3) (Round to Five Decimal Places)		<u>0.81994</u>
11) 2017 Pay 2018 Adjusted Base Assessed Value of Allocation Area (Line 1 * Line 10)		<u>\$1,337,203</u>
12) 2017 Pay 2018 Incremental Assessed Value of Allocation Area (Line 4 - Line 11)		<u>\$4,731,297</u>
13) Estimated 2017 Pay 2018 Tax Rate for the Allocation Area (Round to Four Decimal Places)		<u>3.9133</u>
14) Estimated 2017 Pay 2018 Incremental Tax Revenue ((Line 12/100) * Line 13)		<u>\$185,150</u>
15) Actual 2016 Pay 2017 Tax Rate for the Allocation Area		<u>3.9133</u>
2017 PAY 2018 BASE NEUTRALIZATION FACTOR FOR ALLOCATION AREA (LINE 10)		<u>0.81994</u>

I, Mary Ann Lenkensdofer Auditor, of Randolph County, certify to the best of my knowledge that the above base assessed value calculation is full, true and complete for the tax increment finance allocation area identified above.

Dated (month, day, year)

7-11-17

Mary Ann Lenkensdofer
County Auditor (Signature)

Mary Ann Lenkensdofer
County Auditor (Printed)

DEPARTMENT OF LOCAL GOVERNMENT FINANCE
CERTIFICATION OF TIF BASE NEUTRALIZATION

Allocation Area Name

Vision Park Expansion

The base assessed value adjustment, as certified above, is approved by the Department of Local Government Finance.

Courtney L Schaafsma
Commissioner, Department of Local Government Finance

7-11-17
Date (month, day, year)

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NOTE: DO NOT INCLUDE PERSONAL PROPERTY VALUES.

County Randolph
Jurisdiction Winchester City
Allocation Code T68215
Allocation Area Name Randolph Central Driver

Form Prepared By:

Name Jason Semler
Unit/Company H. J. Umbaugh & Associates
Telephone Number (317) 465-1500
E-mail Address semler@umbaugh.com

1) 2016 Pay 2017 Base Assessed Value of Allocation Area	<u>0</u>	
2) 2016 Pay 2017 Incremental Assessed Value of Allocation Area	<u>0</u>	
3) 2016 Pay 2017 Total (Real) Assessed Value of Allocation Area (Line 1 + Line 2)		<u>\$0</u>
4) 2017 Pay 2018 Net Assessed Value of Allocation Area	<u>110,400</u>	
5) 2017 Pay 2018 Net Assessed Value Growth in Allocation Area Due to New Construction or a Change in Tax Status	<u>110,400</u>	
6) 2017 Pay 2018 Net Assessed Value Decrease in Allocation Area Due to Demolition or a Change in Tax Status	<u>0</u>	
7) 2017 Pay 2018 Net Assessed Value Growth as a Result of Abatement Roll-Off in Allocation Area	<u>0</u>	
8) Estimated Assessed Value Decrease Due to 2017 Pay 2018 Appeals Settlements in Allocation Area	<u>0</u>	
9) 2017 Pay 2018 Adjusted Net Assessed Value of Allocation Area		<u>\$0</u>
10) 2017 Pay 2018 Neutralization Factor (Line 9 / Line 3) (Round to Five Decimal Places)		
11) 2017 Pay 2018 Adjusted Base Assessed Value of Allocation Area (Line 1 * Line 10)		
12) 2017 Pay 2018 Incremental Assessed Value of Allocation Area (Line 4 - Line 11)		
13) Estimated 2017 Pay 2018 Tax Rate for the Allocation Area (Round to Four Decimal Places)	<u>3.9133</u>	
14) Estimated 2017 Pay 2018 Incremental Tax Revenue ((Line 12/100) * Line 13)	<u>#VALUE!</u>	
15) Actual 2016 Pay 2017 Tax Rate for the Allocation Area	<u>3.9133</u>	

2017 PAY 2018 BASE NEUTRALIZATION FACTOR FOR ALLOCATION AREA (LINE 10)

I, Mary Ann Lenkensdofer Auditor, of Randolph County, certify to the best of my knowledge that the above base assessed value calculation is full, true and complete for the tax increment finance allocation area identified above.

Dated (month, day, year)

7-11-17

Mary Ann Lenkensdofer
County Auditor (Signature)

Mary Ann Lenkensdofer
County Auditor (Printed)

**DEPARTMENT OF LOCAL GOVERNMENT FINANCE
CERTIFICATION OF TIF BASE NEUTRALIZATION**

Allocation Area Name

RANDOLPH CENTRAL DRIVER

The base assessed value adjustment, as certified above, is approved by the Department of Local Government Finance.

Courtney L. Schaafsma
Commissioner, Department of Local Government Finance

7-11-17
Date (month, day, year)



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State Form 56059 (R/6-17)

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NOTE: DO NOT INCLUDE PERSONAL PROPERTY VALUES.

County Randolph
 Jurisdiction City of Union City
 Allocation Code T68117
 Allocation Area Name Union City TIF

Form Prepared By:
 Name Jason Semler
 Unit/Company H. J. Umbaugh & Associates
 Telephone Number (317) 465-1500
 E-mail Address semler@umbaugh.com

1) 2016 Pay 2017 Base Assessed Value of Allocation Area	9,825,562
2) 2016 Pay 2017 Incremental Assessed Value of Allocation Area	(2,251,862)
3) 2016 Pay 2017 Total (Real) Assessed Value of Allocation Area (Line 1 + Line 2)	<u>\$7,573,700</u>
4) 2017 Pay 2018 Net Assessed Value of Allocation Area	7,497,200
5) 2017 Pay 2018 Net Assessed Value Growth in Allocation Area Due to New Construction or a Change in Tax Status	0
6) 2017 Pay 2018 Net Assessed Value Decrease in Allocation Area Due to Demolition or a Change in Tax Status	0
7) 2017 Pay 2018 Net Assessed Value Growth as a Result of Abatement Roll-Off in Allocation Area	0
8) Estimated Assessed Value Decrease Due to 2017 Pay 2018 Appeals Settlements in Allocation Area	120,000
9) 2017 Pay 2018 Adjusted Net Assessed Value of Allocation Area	<u>\$7,377,200</u>
10) 2017 Pay 2018 Neutralization Factor (Line 9 / Line 3) (Round to Five Decimal Places)	<u>0.97405</u>
11) 2017 Pay 2018 Adjusted Base Assessed Value of Allocation Area (Line 1 * Line 10)	\$9,570,589
12) 2017 Pay 2018 Incremental Assessed Value of Allocation Area (Line 4 - Line 11)	(\$2,073,389)
13) Estimated 2017 Pay 2018 Tax Rate for the Allocation Area (Round to Four Decimal Places)	5.5971
14) Estimated 2017 Pay 2018 Incremental Tax Revenue ((Line 12/100) * Line 13)	(\$116,050)
15) Actual 2016 Pay 2017 Tax Rate for the Allocation Area	5.5971
2017 PAY 2018 BASE NEUTRALIZATION FACTOR FOR ALLOCATION AREA (LINE 10)	<u>0.97405</u>

I, Mary Ann Lenkensdofer Auditor, of Randolph County, certify to the best of my knowledge that the above base assessed value calculation is full, true and complete for the tax increment finance allocation area identified above.

Dated (month, day, year) 7-11-17
Mary Ann Lenkensdofer
 County Auditor (Signature)

Mary Ann Lenkensdofer
 County Auditor (Printed)

DEPARTMENT OF LOCAL GOVERNMENT FINANCE
 CERTIFICATION OF TIF BASE NEUTRALIZATION

Allocation Area Name UNION CITY TIF

The base assessed value adjustment, as certified above, is approved by the Department of Local Government Finance.

Anthony J. Schaafsma
 Commissioner, Department of Local Government Finance

7-11-17
 Date (month, day, year)